

# **ZONING BOARD OF REVIEW**

## **AGENDA**

**WEDNESDAY, December 7, 2005**

**7:30 P.M. AT TIVERTON TOWN HALL**

**343 HIGHLAND ROAD**

- 1. George Medeiros (continued from May 11, 2005)**
- 2. Donald Beattie (continued from October 5, 2005)**
- 3. Raymond Mello (variance)**
- 4. Diane Rego (variance)**
- 5. Randall & Susan Clark (variance)**
- 6. DMV Holding Co, LLC, John-Paul Van Regenmorter (variance)**
- 7. Peter Karczmar & Catherine Lund (variance)**
- 8. SVH Properties, LLC, William Condon & Kenneth Rix (variance)**
- 9. Administrative Items (minutes, decision, motions, etc.)**

**INDIVIDUALS REQUESTING INTERPRETER SERVICES FOR THE HEARING IMPAIRED MUST CALL 625-6715 SEVENTY-TWO (72) HOURS IN ADVANCE OF THE MEETING.**

**THE ABOVE LOCATION IS ACCESSIBLE TO THE HANDICAPPED.**

## **TIVERTON ZONING BOARD OF REVIEW**

**The following petitions were received and will be heard by the Tiverton Zoning Board on Wednesday, December 7, 2005 at 7:30 p.m. at the Tiverton Town Hall, 343 Highland Road.**

**A petition has been filed by George Medeiros of 1031 Stafford Road, Tiverton, RI requesting a variance to Article XIV Section 5 and Article V Section 1 of the Tiverton Zoning Ordinance in order to construct an addition to connect two existing structures located at 1039 Stafford Road, Tiverton, RI being Block 99 Card 93F on Tiverton Tax Assessor's Maps expanding legal non conforming structures, closer to the rear and side yard setbacks and exceeding lot coverage in a R60 zone.**

**A petition has been filed by Donald Beattie of 204 Brackett Avenue, Tiverton, RI requesting a variance to Article V Section 1 of the Tiverton Zoning Ordinance in order to construct a single family**

**dwelling with less than minimum lot area located at 204 Brackett Avenue, Tiverton, RI being Block 164 Card 103 on Tiverton Tax Assessor's Maps and located in a R30 zone.**

**A petition has been filed by Raymond Mello of 2 Kempton St, Fall River, MA requesting a variance to Article V Section 1 and Article VI Section 7 of the Tiverton Zoning Ordinance in order to construct a new single family dwelling closer to the front yard setback and within the wetland edge setback located on the east side of Cornell Road, Tiverton, RI being Block 133 Card 88A on Tiverton Tax Assessor's Maps and located in a R80 zone.**

**A petition has been filed by Diane Rego of 1063 Stafford Road, Tiverton, RI requesting a variance to Article XIV, Section 5.d. and Article VIII, Section 3(d)1 of the Tiverton Zoning Ordinance in order to construct a rear dormer and a deck addition to the existing single family dwelling located at 1063 Stafford Road, Tiverton, RI being Block 176 Card 13 on Tiverton Tax Assessor's Maps expanding of a legal non conforming dwelling within the Watershed Protection Overlay District of Stafford Pond in a R60 zone.**

**A petition has been filed by Randal & Susan Clark of 117 Pelletier Lane, Tiverton, RI requesting a variance to Article VIII, Section 3(d)1 of the Tiverton Zoning Ordinance in order to construct an addition to the existing single family dwelling located at 117 Pelletier Lane, Tiverton, RI being Block 113 Card 40C on Tiverton Tax Assessor's**

**Maps within the Watershed Protection Overlay District of Stafford Pond in a R60 zone.**

**A petition has been filed by DMV Holding Company LLC and John-Paul Van Regenmorter requesting a variance to Article XIV, Section 5 and Article IV, Section 7(b) of the Tiverton Zoning Ordinance in order to eliminate a second floor apartment and expand the current first floor business, as well as parking spaces located at 1353 and 1359 Main Road, Tiverton, RI being Block 66 Cards 1 and 1A on Tiverton Tax Assessor's Maps expanding a legal non conforming use and using adjacent property for required parking located in a R40 zone.**

**A petition has been filed by Peter Karczmar & Catherine Lund of 315 Seapowet Avenue, Tiverton, RI requesting a variance to Article 5, Section 1 of the Tiverton Zoning Ordinance in order to replace an existing single family dwelling with a new single family dwelling located at 315 Seapowet Avenue, Tiverton, RI being Block 91 Card 32A closer to the front and rear yard setbacks than is currently allowed in a R80 zone.**

**A petition has been filed by filed by S.V.H. Properties, LLC and William Condon and Kenneth Rix of 1320 Main Road, Tiverton, RI**

**requesting a variance to Article V, Section 1 of the Tiverton Zoning Ordinance in order to construct an addition to the existing non conforming business located at 1320 Main Road, Tiverton, RI being Block 92 Cards 1A & 1B on Tiverton Tax Assessor's Maps closer to the side yard setback than is currently allowed in a R40 zone.**

**A petition has been filed by S.V.H. Properties, LLC and William Condon and Kenneth Rix of 1320 Main Road, Tiverton, RI requesting a special use permit to Article IV, Section 9 of the Tiverton Zoning Ordinance in order to continue a non conforming use with added interior space located at 1320 Main Road, Tiverton, RI being Block 92 Cards 19A & 19B located in a R40 zone.**

## **PLANNING BOARD OF APPEALS**

### **AGENDA**

**WEDNESDAY, December 7, 2005**

**7:30 P.M. AT TIVERTON TOWN HALL  
343 HIGHLAND ROAD**

- 1. Salibi Realty LLC (owner) and Konstantinos Frangakis (applicant)  
(continued from September 7, 2005)**
- 2. Kenneth B. Davis (continued from November 2, 2005)**

**INDIVIDUALS REQUESTING INTERPRETER SERVICES FOR THE  
HEARING IMPAIRED MUST CALL 625-6715 SEVENTY-TWO (72)  
HOURS IN ADVANCE OF THE MEETING.**

**THE ABOVE LOCATION IS ACCESSIBLE TO THE HANDICAPPED.**

## **TIVERTON PLANNING BOARD OF APPEALS**

**The following petitions were received and will be heard by the  
Tiverton Planning Board of Appeal on Wednesday, December 7, 2005  
at 7:30 p.m. at the Tiverton Town Hall, 343 Highland Road.**

**An appeal has been filed by Salibi Realty LLC (owner) and Konstantinos Frangakis (applicant) of 27 Sutherland Heights, Tiverton, RI appealing a decision by the Planning Board dated June 21, 2005 for a new business structure located on Wm Canning Blvd and Stafford Road, Tiverton, RI being Block 107 Card 13E on Tiverton Tax Assessor's Maps located in a HC zone.**

**A petition has been filed by Kenneth B Davis of 294 Nanaquaket Road, Tiverton, RI appealing a decision of the Planning Board dated August 31, 2005 in regard to an Administrative Subdivision at the east side of Nanaquaket Road, Tiverton, RI being Block 90 Cards 13 & 13A on Tiverton Tax Assessor's Maps and located in a R80 zone.**